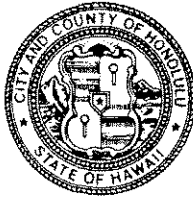


**PLANNING COMMISSION
CITY AND COUNTY OF HONOLULU**

650 SOUTH KING STREET, 7TH FLOOR • HONOLULU, HAWAII 96813
PHONE: (808) 768-8007 • FAX: (808) 527-6743

MUFI HANNEMANN
MAYOR



KARIN HOLMA, Chair
JAMES C. PACOPAC, Vice-Chair
VICKI GAYNOR
KERRY M. KOMATSUBARA
ANDREW M. JAMILA, JR.
RODNEY KIM
RICHARD C. LIM
BEADIE K. DAWSON

February 13, 2008

The Honorable Barbara Marshall, Chair
and Members
Honolulu City Council
530 South King Street, Room 202
Honolulu, Hawaii 96813

RECEIVED

FEB 19 10 22 AM '08

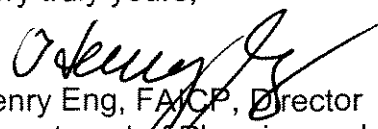
CITY CLERK
HONOLULU, HAWAII

Dear Chair Marshall and Councilmembers:

Subject: Late Testimony Received--Bill to Amend Chapter 21,
Revised Ordinances of Honolulu 1990 (The Land Use
Ordinance), Relating to Transit-Oriented Development

The Planning Commission received written testimony from the American Planning Association after the public hearing had been closed on the Transit-Oriented Development Bill. As the public hearing has been closed and the commission's recommendation is already being transmitted to the City Council, I am forwarding their testimony to you for your information and consideration.


Very truly yours,


Henry Eng, FAICP, Director
Department of Planning and Permitting

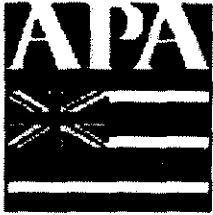
HE:pk

Attachments

APPROVED:


Wayne M. Hashiro, P.E.
Managing Director

DEPT. COM. 100



hawai'i chapter

of the

american planning

association

p.o. box 557

honolulu

hawai'i

96809

www.hawaiiapa.org

December 7, 2007

Chair Karin Holma and Members of the
City and County of Honolulu Planning Commission
c/o Department of Planning and Permitting
750 South King Street, 7th Floor
Honolulu, HI 96813

Testimony on Transit-Oriented Development Bill

The Hawai'i Chapter of the American Planning Association supports the draft bill initiated by the Department of Planning and Permitting related to transit-oriented development. We would like to suggest the following modifications which we believe would strengthen this bill.

1. Provide a definition of "transit-oriented development" in the bill; for example:

Transit-oriented development (TOD) is development with a functional relationship to transit allowing it to achieve synergies that are more efficient and cost effective by contributing to increased ridership. TOD implies collaboration between interests that converge at transit stations, including the transit agency, the local government, private developers, residents, workers and riders.

TOD may be any commercial, retail, office, residential and other physical development around transit stations which takes advantage of the foot traffic of transit riders, and which is oriented and designed to integrate with the transit operations in a way that increases ridership. This creates a symbiotic relationship. TOD development is generally compact and dense; it includes a mix of uses and it is designed with high-quality, pedestrian-oriented urban design streetscapes.

2. Expand on the benefits of TOD in the purpose and intent section of the bill; for example:

- Provide mobility choices.
- Increase public safety by creating active places throughout the day.
- Increase transit ridership.
- Reduce rates of vehicle miles traveled.
- Increase households' disposable income by reducing transportation costs.
- Reduce air pollution and energy consumption rates.
- Conserve resource lands and open space by encouraging compact development.
- Decrease local infrastructure costs through more compact development.
- Stimulate economic development.
- Contribute to more affordable housing.
- Promote public health by encourage walking.

3. Clarify that the TOD zoning adopted as part of the neighborhood plan will override existing zoning in areas that are already special districts, such as in Waikiki, and whether it will also override subdivision regulations. We believe the latter is particularly important with respect to land assembly and the design of streets.

Thank you for the opportunity to comment on this bill. APA Hawaii Chapter remains committed to working with the City towards the successful rebuilding of Honolulu through transit.

Ralph Portmore

Ralph Portmore, AICP
Chapter President

Cheryl D. Soon

Cheryl D. Soon, FAICP
Co-Chairs, Transit Committee

John P. Whalen

John P. Whalen, FAICP

*founded in 1962, the
hawai'i chapter has over
300 members, including
planning officials, public
and private sector planners,
and community advocates,
on the major islands
across the state*

*e mālama pono i ka 'āina;
nānā mai ke ola
take good care of the land;
it grants you life*

DEPT OF PLANNING
AND PERMITTING
CITY & COUNTY OF HONOLULU

07 DEC 20 P 3 58

RECEIVED